

# UNOFFICIAL COPY

Doc#. 2235441219 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 12/20/2022 03:24 PM Pg: 1 of 4

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**Above space for Recorder's User Only**

IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS  
COUNTY DEPARTMENT, CHANCERY DIVISION

U.S. Bank Trust National Association as trustee for  
Tiki Series V Trust,

Plaintiff

No. 2022CH12003

Vs.

Alfredo Banda; Unknown Owners and Non-record  
Claimants,

Defendant(s).

**LIS PENDENS AND NOTICE OF FORECLOSURE**

I, the undersigned, do hereby certify that the above-entitled cause was filed in the above Court for Foreclosure and is now pending in said Court and that the property affected by said cause is described as follows:

**COMPLAINT TO FORECLOSE MORTGAGE**

- (i) The names of all Plaintiffs, Defendants and case number are set forth above.
- (ii) The court in which the action was brought is set forth above.
- (iii) The names of the title holders of record are as follows:

Alfredo Banda

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(iv) The legal description is:

LOT 92 IN SEAVERN'S SUBDIVISION OF BLOCK 16 IN STEWART'S SUBDIVISION OF THE SOUTHWEST ¼ OF SECTION 1, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

**TAX PARCEL NUMBER:** 19-01-303-007-0000

(v) The common address or location of the property is: 4321 S. Albany Avenue, Chicago, IL 60632

(vi) Identification of the mortgage sought to be foreclosed:

a) Mortgagors:

Alfredo Banda

b) Mortgagee:

Mortgage Electronic Registration Systems, Inc., acting solely as nominee for GreenPoint Mortgage Funding, Inc.

c) Date of mortgage: May 25, 2006; modified on July 10, 2013; modified on April 10, 2020

d) Date and place of recording:

August 8, 2006; modified July 16, 2014  
Office of the Recorder of Deeds of COOK County, Illinois

e) Document Number: 0615940142; modified 1419717045.

SIGNATURE: Amro M Mustafa

Attorney of Record

**THIS DOCUMENT WAS PREPARED BY/MAIL TO:**

SOTTILE & BARILE, LLC

Cook #62889

Mary E. Spitz, ARDC # 6299644

Amro M. Mustafa, ARDC # 6339432

1415 West 22<sup>nd</sup> Street, Tower Floor

Oak Brook, IL 60523

(312) 883-2810

Pleadings E-mail Address: illinois@sottileandbarile.com

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Tiki Series V Trust,

Plaintiff,

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**NOTICE OF FILING PURSUANT TO PREDATORY LENDING  
DATABASE ACT**

TO: Illinois Department of Financial and Professional Regulation  
Division of Banking  
100 W. Randolph, 9<sup>th</sup> Floor, Chicago, IL 60603  
**Attn: Anti Predatory Lending Database (APLD)**

**PLEASE TAKE NOTICE** that a copy of the attached Lis Pendens and Notice of Foreclosure was filed with the Illinois Department of Financial and Professional Regulation Division of Banking.

By: Amro m Mustafa  
Mary E. Spitz, ARDC # 6299644  
Amro M. Mustafa, ARDC # 6339432

**PROOF OF SERVICE**

I, the undersigned, certify that a copy of this notice was served by electronic transmission to VeritecOps@ILAPLD.com, on December 19, 2022, in accordance with 765 ILCS 77/70(g).

By: Amro m Mustafa  
Mary E. Spitz, ARDC # 6299644  
Amro M. Mustafa, ARDC # 6339432

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## CERTIFICATION

Under penalties as provided by law pursuant to Section 1-109 of the Code of Civil Procedure, the undersigned certifies that the statements set forth in this instrument are true and correct, except as to matters therein stated to be on information and belief and as to such matters the undersigned certifies as aforesaid that he/she verily believes the same to be true.

By: Amro m Mustafa

Mary E. Spitz, ARDC # 6299644

Amro M. Mustafa, ARDC # 6339432

SOTTILE & BARILE, LLC

Cook # 62889

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